

178.0

0008

0013.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

Total Card / Total Parcel

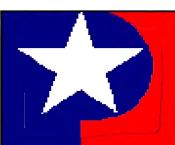
843,100 / 843,100

USE VALUE:

843,100 / 843,100

ASSESSED:

843,100 / 843,100


Patriot
 Properties Inc.

PROPERTY LOCATION

IN PROCESS APPRAISAL SUMMARY

No	Alt No	Direction/Street/City
98		DOW AVE, ARLINGTON

Legal Description		User Acct
		121139
GIS Ref		
GIS Ref		
Insp Date		05/10/17
		!14041!
Entered Lot Size		
Total Land:		
Land Unit Type:		

OWNERSHIP

Unit #:

Owner 1: JIANG ZHIHUA	
Owner 2: YANG MINHUA	
Owner 3:	

Street 1: 98 DOW AVE

Street 2:

Twn/City: ARLINGTON

St/Prov: MA Cntry Own Occ: Y

Postal: 02476 Type:

PREVIOUS OWNER

Owner 1: ZHANG ZHENZHEN -

Owner 2: CHEN KUN -

Street 1: 98 DOW AVE

Twn/City: ARLINGTON

St/Prov: MA Cntry

Postal: 02476

NARRATIVE DESCRIPTION

This parcel contains .145 Sq. Ft. of land mainly classified as One Family with a Raised Ranch Building built about 1976, having primarily Clapboard Exterior and 2234 Square Feet, with 1 Unit, 2 Baths, 1 3/4 Bath, 0 HalfBath, 8 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		6300		Sq. Ft.	Site		0	70.	0.97	7									426,301						426,300	

PREVIOUS ASSESSMENT		Parcel ID		178.0-0008-0013.0		PRINT		ASR Map:					
Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date	Date	Time	Prior Id # 1:
2022	101	FV	416,800	0	6,300.	426,300	843,100		Year end	12/23/2021			Prior Id # 2:
2021	101	FV	416,800	0	6,300.	426,300	843,100		Year End Roll	12/10/2020			Prior Id # 3:
2020	101	FV	416,600	0	6,300.	426,300	842,900	842,900	Year End Roll	12/18/2019			Prior Id # 1:
2019	101	FV	339,200	0	6,300.	426,300	765,500	765,500	Year End Roll	1/3/2019			Prior Id # 2:
2018	101	FV	296,700	0	6,300.	359,300	656,000	656,000	Year End Roll	12/20/2017			Prior Id # 3:
2017	101	FV	290,000	0	6,300.	328,900	618,900	618,900	Year End Roll	1/3/2017			CivilDistrict:
2016	101	FV	290,000	0	6,300.	280,100	570,100	570,100	Year End	1/4/2016			Ratio:
2015	101	FV	266,300	0	6,300.	243,600	509,900	509,900	Year End Roll	12/11/2014			

SALES INFORMATION		TAX DISTRICT		PAT ACCT.	
Grantor	Legal Ref	Type	Date	Sale Code	Sale Price
ZHANG ZHENZHEN,	69108-242		4/6/2017		826,000 No No
MARK BONNIE A,	54902-462		6/28/2010		522,150 No No
MARK PAUL J & M	52358-243		3/6/2009	Family	10 No No
	13512-238		8/1/1978		73,000 No No Y

BUILDING PERMITS												ACTIVITY INFORMATION											
Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result	By	Name											
9/15/2015	1326	Siding	14,500	9/15/2015				Install vinyl sidi	2/2/2018	SQ Returned	MM	Mary M											
7/14/2010	823	Add Bath	12,000					&REROOF	5/10/2017	Meas/Inspect	DGM	D Mann											
									11/12/2015	Permit Insp	PC	PHIL C											
									3/14/2011	Info Fm Prmt	BR	B Rossignol											
									12/1/2008	Measured	372	PATRIOT											
									3/3/2000	Inspected	270	PATRIOT											
									1/4/2000	Mailer Sent													
									12/27/1999	Measured	163	PATRIOT											
									12/1/1991		PM	Peter M											
									Sign:	VERIFICATION OF VISIT NOT DATA													

